

Newton County 99.7
Roger Reid Rd
Conehatta, MS 39057

\$229,310
99.700± Acres
Newton County



Newton County 99.7
Conehatta, MS / Newton County

SUMMARY

Address

Roger Reid Rd

City, State Zip

Conehatta, MS 39057

County

Newton County

Type

Undeveloped Land, Timberland, Hunting Land, Farms

Latitude / Longitude

32.556038 / -89.240013

Taxes (Annually)

337

Acreage

99.700

Price

\$229,310

Property Website

<https://www.mossyoakproperties.com/property/newton-county-99-7-newton-mississippi/95475/>



PROPERTY DESCRIPTION

If you've been searching for a tract of land that truly offers opportunity, this 99.7± acre property in Newton County deserves a hard look. From the moment you step onto the property, it's clear this land was made for multiple uses - whether that's building a quiet country home, developing a first-class hunting property, expanding agricultural operations, or securing a long-term land investment. With road frontage and utilities available, the groundwork is already in place for future development. The timber was cut approximately seven years ago and has since grown back in healthy natural regeneration, creating excellent cover and habitat for wildlife while allowing the next owner to shape the land exactly how they see fit. An interior road provides access throughout the property and offers a solid base for future improvements. A pond adds to the recreational appeal, while an old home place sits on the tract, offering a prime spot for a future homesite. Properties like this - versatile, well-located, and full of potential - are becoming harder and harder to find.

Highlights:

- **99.7± acres** of versatile Mississippi land in **Newton County**
- Ideal for a **private homesite, hunting property, agricultural use, or long-term investment**
- Excellent potential for **poultry houses or other farming operations**
- **Road frontage** with **utilities available**
- Timber harvested approximately **7 years ago** with strong **natural regeneration**
- Natural regrowth provides **quality wildlife habitat** and flexible land management options
- **Interior road system** already in place (needs cleanup)
- **Old home place** (structure not livable) with excellent potential for a **future homesite or improvement location**

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Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE
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City / State / Zip

NOTES

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